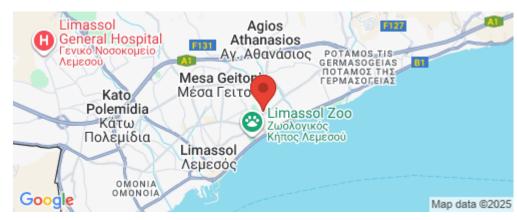


## 35m<sup>2</sup> Apartment for Sale in Limassol District

Top Floor, Studio Apartment for sale in Agios Nikolaos area, Limassol. The property is located less than 700m from the beach & city center and 200m from schools. Its proximity to high-tech offices, the city center, and beach makes it highly sought-after for both long-term and short-term rentals.



Studio apartment for sale in prestigious Agios Nikolaos area, Limassol. It is on the third floor & consists of an open plan kitchen, living area, a main bathroom (with shower) and covered veranda. Moreover, the residents will have right of use to a covered parking spot and storage room.

The apartment is part of an apartment building of 12 luxury apartments. The development is...

Property Info		Plot / Area Info		Additional info	
	35 All rooms, Yes	Parking	Covered, Yes	Reference Number	51159
Covered Area Air Conditioning				Property type	<b>Apartment</b>
				Condition	<b>Brand New</b>
				Bathrooms	1

Amenities Location

• Elevator Region: **Limassol** 

Coordinates: **34.690477039666** / **33.058824745** 



Price: €202 500 + VAT

VAT for this property is €10,125 or €38,475. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

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VAT	Excluded	Title transfer fee	None	Common ovnoncos	None
		Price per SQM	€5 786.00/m <sup>2</sup>	Common expenses	None

## **Representative: Kalogirou Real Estate**

Registration number	1104	Email	info@kalogirourealestate.com
License number	569/E	Legal name	N/A

Phone: **+35724003723** 

## **Price change history**

€202 500 on Apr 5, 2025











## STUDIO 35 SQM + 10 SQM COVERED

